

CITY OF SAN ANTONIO
Board of Adjustment
Regular Meeting Agenda

First Floor, Board Room
Development and Business Services Center
1901 South Alamo Street

Monday, May 1, 2006

Board of Adjustment Board Members

Rene Balderas	District 1	Paul Klein	District 6
Oscar Williams	District 2	Mary Rogers	District 7
Jesse F. Jenkins	District 3	Ramon Flores	District 8
Vacant	District 4	Michael Gallagher	District 10
Laura Lizcano	District 5	Gene Camargo	District Mayor
Mike Villyard		District 9	
Chairman			

- I. **1:00 p.m. – Public Hearing Call to Order and Roll Call.**
- II. **Invocation.**
- III. **A-06-028:** The request of Jose Santos Ramirez for a 10 off-street parking space variance from the minimum 24 off-street parking spaces required, in order to allow only 14 off-street parking spaces for a 2,441 square-foot restaurant, 5708 South New Braunfels Avenue.
- IV. **A-06-037:** The request of Richard R. Whitcher, Jr. for a 10-foot variance from the minimum 30-foot rear setback requirement, in order to build a structure 20 feet from the rear property line, 5550 Old Pearsall Road.
- V. **Staff Report.**
- VI. **Approval of Minutes for January 9, 2006, March 6, 2006 and March 20, 2006.**
- VII. **Executive Session:** consultation on attorney-client matters (real estate, litigation, personnel, and security matters) as well as any of the above agenda items may be discussed.
- VIII. **Adjournment.**

Note: The City of San Antonio Board of Adjustment Agenda is on the Internet at: www.sanantonio.gov/dsd

At any time prior to the meeting, you may contact the case manager at 207-6944 and check the status of a case.

Accessibility Statement

This meeting is wheelchair accessible. The accessible entrance is located at 1901 South Alamo Street. Accessible parking spaces are located in front of the building. Auxiliary aids and services are available upon request. Interpreters for the deaf must be requested at least 48 hours prior to the meeting by calling 207-7245.

Board of Adjustment - Case No. A-06-028

May 1, 2006

The Board of Adjustment will hold a Public Hearing at 1:00 PM on **Monday, May 1, 2006** in the Board Room on the 1st floor of the Development & Business Services Center, 1901 South Alamo Street, to consider the following application:

Applicant - Jose Santos Ramirez

Lot 6A and the south irregular 55 feet of Lots 6B and 7C, Block 2, NCB 7578

5708 South New Braunfels Avenue

Zoned: "C-3" General Commercial District

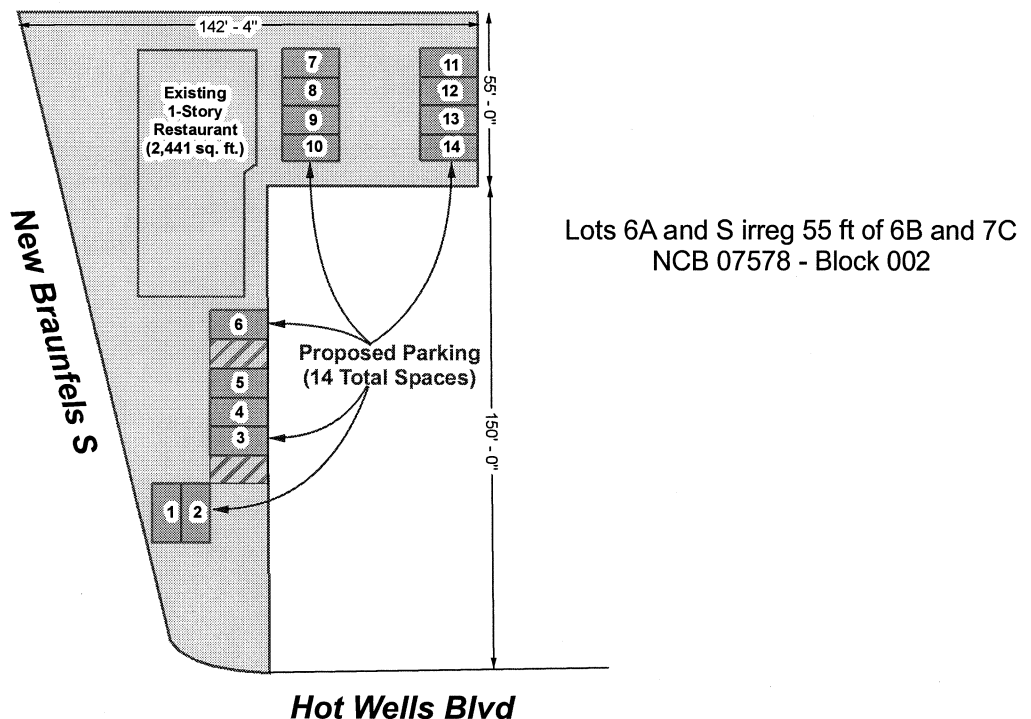
The applicant is requesting a 10 off-street parking space variance from the Unified Development Code requirement that a minimum of 24 off-street parking spaces be provided for a 2441 square-foot restaurant, in order to allow only 14 off-street parking spaces.

The City of San Antonio, Texas desires that you as an interested property owner be advised as to the action being considered in reference to this application and invites you to attend this public hearing to express your opinion on this issue. To check on the status of this case, or for additional information, you may contact Case Manager David Arciniega at (210) 207-6944. If you plan to make a presentation and would like to utilize audio/video capabilities, the Development Services Department must receive all materials at least 24 hours prior to the public hearing.

Construction relative to any variances granted by the Board must be started within six (6) months of the public hearing.

The Development and Business Services Center is wheelchair accessible. Accessible parking spaces are located on the north and south sides of the building.

Whether or not you attend this public hearing, please complete and return the enclosed card to the Development Services Department, P.O. Box 839966, San Antonio, Texas 78283-3966. Thank you.



Board of Adjustment

**Plot Plan for
Case A-06-028**



Scale: 1" approx. = 60'
Council District 3

5708 New Braunfels Ave S

Produced by the City of San Antonio
Development Services Department
(04/20/2006)

Board of Adjustment - Case No. A-06-037

May 1, 2006

The Board of Adjustment will hold a Public Hearing at 1:00 PM on **Monday, May 1, 2006** in the Board Room on the 1st floor of the Development & Business Services Center, 1901 South Alamo Street, to consider the following application:

Applicant - Richard R. Whitcher, Jr
Lot 22, NCB 15628
5550 Old Pearsall Road
Zoned: "C-3" General Commercial District

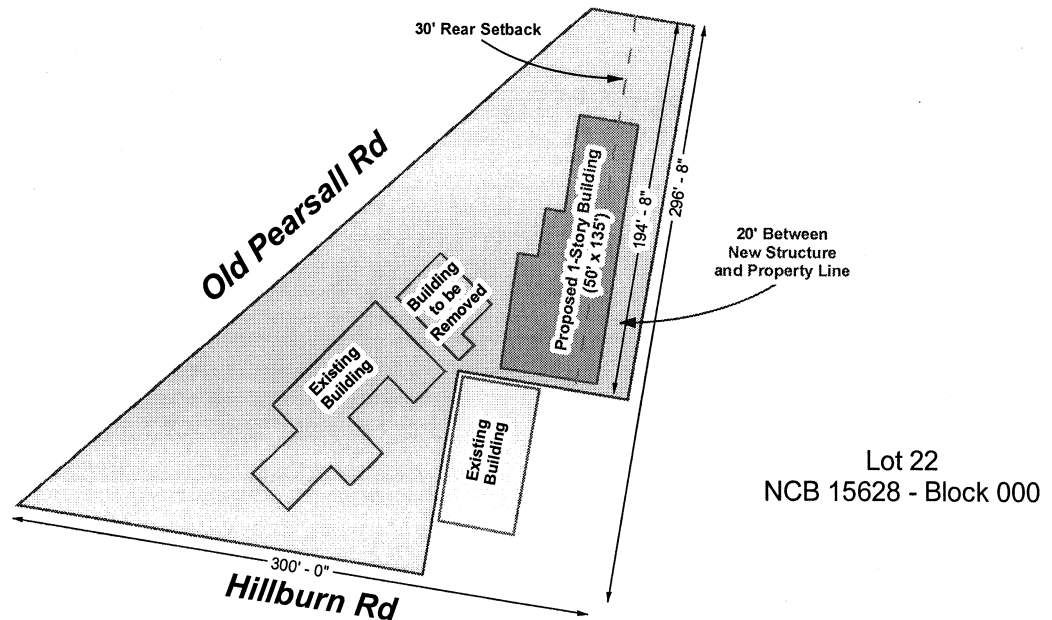
The applicant is requesting a 10-foot variance from the Unified Development Code requirement that a minimum 30-foot rear setback be maintained in "C-3" zoning districts when abutting residential zoning or uses, in order to build a structure 20 feet from the rear property line.

The City of San Antonio, Texas desires that you as an interested property owner be advised as to the action being considered in reference to this application and invites you to attend this public hearing to express your opinion on this issue. To check on the status of this case, or for additional information, you may contact Case Manager David Arciniega at (210) 207-6944. If you plan to make a presentation and would like to utilize audio/video capabilities, the Development Services Department must receive all materials at least 24 hours prior to the public hearing.

Construction relative to any variances granted by the Board must be started within six (6) months of the public hearing.

The Development and Business Services Center is wheelchair accessible. Accessible parking spaces are located on the north and south sides of the building.

Whether or not you attend this public hearing, please complete and return the enclosed card to the Development Services Department, PO Box 839966, San Antonio, Texas 78283-3966. Thank you.



Board of Adjustment

**Plot Plan for
Case A-06-037**



Scale: 1" approx. = 100'
Council District 4

5550 Old Pearsall Rd

Produced by the City of San Antonio
Development Services Department
(04/20/2006)